

# 61 Marlo Road, Towradgi, NSW 2518

## House For Sale

Wednesday, 12 June 2024

61 Marlo Road, Towradgi, NSW 2518

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 860 m2

Type: House



Ethan Hennessy  
0242675377



Max Fairnie  
0242675377

## Contact Agent

Exuding undeniable elegance and loads of character, this stunning four-bedroom, two-bathroom period home offers a spacious family sanctuary in a superb walk-to-the-beach location. With plenty of space to develop (STCA) or with the rarely offered 23.5m frontage subdivide the allotment for dual or triple occupancy (STCA), this is also an ideal opportunity for those wishing to maximise their investment. LOCATION Perfectly positioned to enjoy a relaxed coastal lifestyle, this coveted address is sure to impress those seeking easy beach access and a swift commute to the city. Start the day with a coffee from Sketch Coffee & Art, a four-minute walk from home (approx.), and enjoy the convenience of Fairy Meadow's great shopping and choice of supermarkets a four-minute drive away (approx.). Walk to Towradgi Beach and the stunning Towradgi Rock Pool to enjoy sunny days by the water, and finish the day with a meal at the Towradgi Beach Hotel, a nine-minute (approx.) walk from home. Families will appreciate the six-minute stroll (approx.) to Towradgi Public School and the three-minute drive (approx.) to Corrimal High School, while city workers can look forward to an easy commute. Drive to Wollongong in just seven minutes (approx.) and stroll to Towradgi Station for easy rail links to Sydney. PROPERTY Offering a truly enchanting family retreat, this beautifully preserved and gently updated Californian Bungalow will steal the hearts of discerning buyers seeking a character home with loads of outdoor space. Set on a whopping 860 sqm allotment offering a wide street frontage and beautiful gardens, the house is resplendent with original floorboards, stained glass windows and magnificent high ceilings, while outside easy alfresco entertaining awaits. Feature fretwork creates a stunning entrance to the spacious living/dining room, flowing effortlessly to the well-appointed U-shaped kitchen and sunny sitting room/study. Three bedrooms with built-in robes offer inviting escapes, with the large master enjoying a beautiful north-facing view of the front garden and the third bedroom boasting direct deck access to offer a superb indoor/outdoor retreat. Serving the bedrooms is the centrally positioned bathroom and separate powder room. Outside a partially covered deck awaits summer dinner parties and overlooks the dream back garden, where a paved entertaining zone is embraced by expanses of lush lawn dotted with towering palms. Nestled within the back garden a fourth bedroom/studio awaits older kids or guests, offering a kitchenette, ensuite bathroom, storage, and a private patio. Split-system heating and cooling ensures your comfort, a walk-in laundry adds convenience for families, and the secure garage promises easy off-street parking. Offering extra appeal is the exciting development opportunity presented by the large allotment, with plenty of space to subdivide for dual occupancy (STCA). Alternatively, demolish the existing house (STCA) to create a massive blank canvas for a lucrative multi-dwelling development (STCA). LIFESTYLE Offering easy coastal living and enviable access to big city conveniences, this home offers a superb family lifestyle and exciting potential for the future. We'd love to show you through this very special home. Call today to arrange an appointment to come and see it for yourself.